

**For Period 1/1/14 thru 12/31/14**  
**Mulberry Ridge Property Owners Association**  
**Income Statement**

**Income Categories**

Assessment Income*	24,422.84	
Total Income Categories		24,422.84

**Expense Categories**

Pool Expense	4,253.02	
Utilities	3,546.65	
Lawn Care	3,100.00	
Services/Memberships	2,830.46	
Legal	2,000.00	
Insurance	1,556.00	
Taxes : Real Estate Current Year	1,207.12	
Internet/Adv./Flyer	956.60	
Phone/Wireless	107.98	
Annual Meeting & Monthly Meetings	77.30	
Postage	42.00	
Capital Improvements	-	
Total Expense Categories	19,677.13	
Net Gain/(Loss)		4,745.71

01/01/2014 Checking Account Balance	9,183.77
Year Net Gain/(Loss) from above	4,745.71
12/31/2014 Checking Account Balance	\$ 13,929.48

\*Includes Assessments from Previous Years



Prepared by Mulligan Investments, LLC

**For Period 1/1/14 thru 12/31/14**  
**Mulberry Ridge Property Owners Association**  
**Balance Sheet**

**Assets:**

1/1/2014 Checking Account Balance	9,183.77	
Year Net Gain/(Loss)	<u>4,745.71</u>	
12/31/14 Checking Account Balance		13,929.48

**\*Accounts Receivable:**

2011 Dues Receivable - Lot 56	225.00
2013 Dues Receivable - Lot 13, 50, 56, 109	525.00
2014 Dues Receivable - Lot 13, 25, 37, 56, 109	1,125.00

A/R Subtotal	1,875.00
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<b><u>Total Assets</u></b>	<b><u><u>\$ 15,804.48</u></u></b>
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**Liabilities/Accounts Payable**

A/P Subtotal	-
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Equity	<u>15,804.48</u>	
<b><u>Total Liabilities &amp; Equity</u></b>		<b><u><u>\$ 15,804.48</u></u></b>

\* Interest of 18%, late fees, & lien filing fees not included



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	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<b>Change 13 vs 14</b>
<b><u>Income Categories</u></b>						
Assessment Income*	23,740.25	24,079.88	27,457.29	26,099.94	24,422.84	(1,677.10)
<b><u>Expense Categories</u></b>						
Capital Improvements (including deposits)	20,035.44	-	5,133.69	18,855.49	-	(18,855.49)
Legal	-	-	575.00	1,910.50	2,000.00	89.50
Utilities	2,415.84	2,399.49	2,339.86	2,491.55	3,546.65	1,055.10
Services/Memberships	-	2,000.39	2,432.43	3,338.54	2,830.46	(508.08)
Phone/Internet/Flyer/Notices	-	-	207.98	696.53	1,064.58	368.05
Insurance	1,124.00	1,242.00	1,251.00	1,363.00	1,556.00	193.00
Taxes - Real Estate/Federal/State	5,903.55	1,150.28	1,161.06	1,206.80	1,207.12	0.32
Bank Fees	55.25	30.00	4.00	45.00	-	(45.00)
General Supplies	1,008.90	562.97	820.91	425.74	119.30	(306.44)
Pool Expense	3,636.02	5,084.79	4,775.44	4,300.34	4,253.02	(47.32)
Lawn Care	3,850.00	5,930.00	5,623.91	4,525.00	3,100.00	(1,425.00)
Fence/Gate Repair	1,614.00	-	2,587.98	83.21	-	(83.21)
Total Expense Categories	39,643.00	18,399.92	26,913.26	39,241.70	19,677.13	12,328.44
<b>Net Gain/(Loss)</b>	<b>(15,902.75)</b>	<b>5,679.96</b>	<b>544.03</b>	<b>(13,141.76)</b>	<b>4,745.71</b>	<b>(13,685.79)</b>